



12 Crabapple Green

Orton Wistow PE2 6YR

Offers in the region of £429,000



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Brilliantly presented property in Crabapple Green, a very popular part of Orton Wistow.

This property comprises of;

Ground Floor- entrance hall with re-fitted W/C, lounge, re-fitted kitchen area, dining area with feature island and double doors to the garden, re-fitted utility/boot room with door to the garden, family room with door through to the office and store room.

First Floor- landing with great storage and airing cupboard, four bedrooms, re-fitted family bathroom, bedroom one benefitting from a re-fitted en suite.

Outside- to the front of the property, mainly laid to gravel for additional parking, clusters of established shrubs and trees, driveway and side access. To the rear, an enclosed garden mainly laid to lawn with a patio area. the garden room, hot tub and shed are included within the sale of the property.

This property is within walking distance of the local amenities & Ferry Meadows country park, also close to major transport links.

Tenure: Freehold
Council Tax Band: E





Ground Floor

Entrance Hall

Lounge

20'9" x 11'5" (6.33m x 3.50m)

Dining Area

13'7" x 9'6" (4.15m x 2.90m)

L-Shaped Room

Kitchen Area

15'5" x 10'1" (4.70m x 3.09m)



Utility/Boot Room

8'8" x 8'1" (2.65m x 2.47m)

Family Room

16'2" x 8'1" (4.95m x 2.47m)

Office

12'6" x 8'0" (3.82m x 2.45m)

Store Room

8'2" x 6'6" (2.50m x 2.00m)

W/C



First Floor

Landing

Bedroom One

12'3" max x 11'5" max (3.75m max x 3.50m max)

En Suite

Bedroom Two

12'3" x 9'6" (3.74m x 2.92m)

Bedroom Three

9'8" x 6'9" (2.97m x 2.07m)

Bedroom Four

9'8" max x 6'9" max (2.95m max x 2.07m max)

Family Bathroom



Floor Plan



Viewing

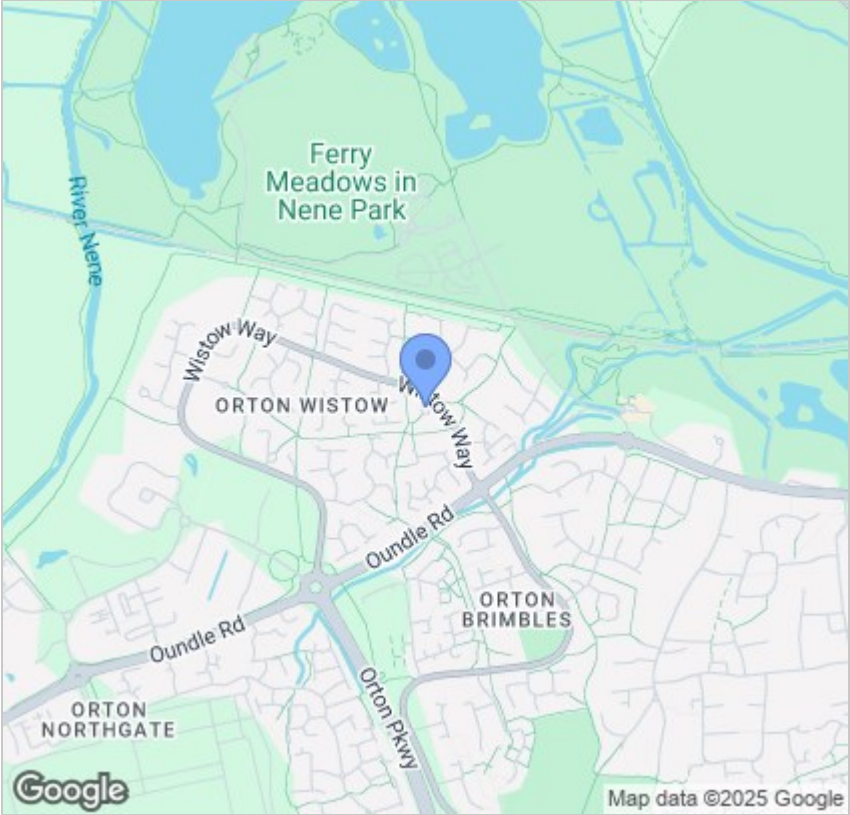
Please contact our Orton Office on 01733 852257 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

